

**MINUTES  
TOWN OF FORT MILL  
HISTORIC REVIEW BOARD MEETING  
January 12, 2016  
Town Hall, 112 Confederate Street  
4:30 PM**

Present: Louis Roman, Nik Radovanovic, Jonathan Mauney, Melissa White, Chip Heemsoth, Assistant Planner Chris Pettit

Absent: Dan Dodd, Carolyn Blair

Guests: Sherri Hartsell (Signs Unlimited), Ron Talerico (Father & Son Electric Service Co.), Chris Mannix (Kuester), Shaw Kuester (Kuester)

**CALL TO ORDER**

Acting Chairman Roman called the meeting to order at 4:35 p.m.

**ELECTION OF CHAIR & VICE-CHAIR FOR 2016**

Acting Chairman Roman noted that, as with the beginning of every year, it was time to elect a chairman and vice-chairman for the year. Acting Chairman Roman called for a nomination for Chairman. Mr. Heemsoth made a motion to nominate Louis Roman for the position of Chairman. Mr. Radovanovic seconded the motion. Hearing no other nominations, Acting Chairman Roman called for a vote. The motion to elect Louis Roman as Chairman passed with a vote of 4-0, with Mr. Roman abstaining.

Chairman Roman asked for nominations for the position of Vice-Chair. Mr. Heemsoth made a motion to nominate Dan Dodd for Vice-Chair. Mr. Radovanovic seconded the motion. Chairman Roman asked if there were any other nominations. Hearing none, the motion to elect Mr. Dodd as Vice-Chair was put to a vote. The Board voted 4-0 to approve Mr. Dodd as Vice-Chair, with Mr. Roman abstaining.

**APPROVAL OF MINUTES**

Mr. Heemsoth made a motion to approve the minutes from the November 11, 2015 meeting as presented, with a second by Ms. White. The minutes were approved by a vote of 5-0.

**NEW BUSINESS**

- 1. Request for Certificate of Appropriateness: 114 Main Street:** Chairman Louis Roman provided a brief overview of the request, the purpose of which was to approve the re-covering of an existing awning at the front of the building located at 114 Main Street. Sherri Hartsell with Signs Unlimited provided a brief description of the proposed changes to the awning. Chairman Roman asked if the new awning cover would be made of the same material, to which Ms. Hartsell noted that it would be. Mr. Heemsoth noted that most if not all other awnings contain a message on the flat portion of the valance as opposed to the way the applicant presented the request. Ms. White agreed with Mr. Heemsoth, noting that the color was very bright and that the message should go on the flat portion of the valance. Mr. Radovanovic suggested the applicant consider a smaller sign area or consider a hanging sign. Assistant Planner Pettit, using Google Street View, showed

the Board other awnings located on Main Street. Seeing many bright colors, the Board members noted that they were no longer concerned with the color. Mr. Heemsoth made a motion to approve the request for the certificate of appropriateness, conditioned upon any message being located on the flat (hanging) part of the valance only. Mr. Mauney seconded the motion. There being no further discussion, Chairman Louis called for a vote. The motion was approved by a vote of 5-0.

2. **Request for Certificate of Appropriateness: 233 Main Street:** Chairman Roman provided a brief overview of the request, the purpose of which was to approve an awning and signage for 233 Main Street. Mr. Ron Talerico, representing Father & Son, noted that they had signed a lease for the other half of the building they were already in and were requesting to install an awning matching the existing awning (231 Main Street), paint the front door blue to match the existing door (231 Main Street), and to move the sign above the awnings to be centered over the two spaces. Chairman Roman noted that he had no problems with the request as submitted, as it seemed pretty straightforward. Mr. Heemsoth made a motion to approve the request for the certificate of appropriateness as submitted. Mr. Mauney seconded the motion. There being no further discussion, Chairman Louis called for a vote. The motion was approved by a vote of 5-0.

## **ITEMS FOR INFORMATION / DISCUSSION**

Assistant Planner Pettit noted that at the January 11, 2016 Town Council Meeting, Council voted to approve a contract with Winter & Company to complete the development of Historic District Design Guidelines. Assistant Planner Pettit provided a quick run through of the proposed scope and schedule of work as presented in Winter & Company's Request for Proposals (RFP) response and additionally noted that staff would be working through some administrative matters on the front end and would get back with the Board to discuss next steps at a later date.

There being no further business, the meeting was adjourned at 5:04 p.m.

Respectfully submitted,

Chris Pettit, AICP  
Assistant Planner